

GIS REGISTRY INFORMATION

| | | | | | |
|--|------------------------|--------------------------|------------|-------------------------------------|--|
| SITE NAME: | P W Walsh And Co | | | FID # | |
| BRRTS #: | 03-68-354456 | | | (if appropriate): | |
| COMMERCE # (if appropriate): | 53051-5957-74 B | | | | |
| CLOSURE DATE: | February 07, 2003 | | | | |
| STREET ADDRESS: | N59W14374 Bobolink Ave | | | | |
| CITY: | Menomonee Falls | | | | |
| SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection): | X = | 675392 | Y = | 296559 | |
| CONTAMINATED MEDIA: | Groundwater | <input type="checkbox"/> | Soil | <input type="checkbox"/> | Both <input checked="" type="checkbox"/> |
| OFF-SOURCE GW CONTAMINATION >ES: | Yes | <input type="checkbox"/> | No | <input checked="" type="checkbox"/> | |
| • IF YES, STREET ADDRESS: | | | | | |
| • GPS COORDINATES (meters in WTM91 projection): | X = | | Y = | | |
| OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL): | Yes | <input type="checkbox"/> | No | <input checked="" type="checkbox"/> | |
| • IF YES, STREET ADDRESS 1: | | | | | |
| • GPS COORDINATES (meters in WTM91 projection): | X = | | Y = | | |
| CONTAMINATION IN RIGHT OF WAY: | Yes | <input type="checkbox"/> | No | <input checked="" type="checkbox"/> | |
| <u>DOCUMENTS NEEDED</u> | | | | | |
| Closure Letter, and any conditional closure letter issued | | | | | X |
| Copy of most recent deed, including legal description, for all affected properties | | | | | X |
| Certified survey map or relevant portion of the recorded plat map (if referenced in the legal description) for all affected properties | | | | | X |
| County Parcel ID number, if used for county, for all affected properties | | | | | X |
| Location Map which outlines all properties within contaminated site boundaries on USGS topographic map or plat map in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy). If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site. | | | | | X |
| Detailed Site Map(s) for all affected properties , showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. (8.5x14", if paper copy) This map shall also show the location of all contaminated public streets, highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding ch. NR 140 ESs and soil contamination exceeding ch. NR 720 generic or SSRCLs. | | | | | X |
| Tables of Latest Groundwater Analytical Results (no shading or cross-hatching) | | | | | X |
| Tables of Latest Soil Analytical Results (no shading or cross-hatching) | | | | | X |
| Isoconcentration map(s), if required for site investigation (SI) (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map. | | | | | X |
| GW: Table of water level elevations, with sampling dates, and free product noted if present | | | | | X |
| GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees) | | | | | X |
| SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour | | | | | X |
| Geologic cross-sections, if required for SI. (8.5x14" if paper copy) | | | | | X |
| RP certified statement that legal descriptions are complete and accurate | | | | | X |
| Copies of off-source notification letters (if applicable) | | | | | <input type="checkbox"/> |
| Letter informing ROW owner of residual contamination (if applicable) (public, highway or railroad ROW) | | | | | <input type="checkbox"/> |
| Copy of (soil or land use) deed restriction(s) or deed notice if any required as a condition of closure | | | | | <input type="checkbox"/> |



ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
101 West Pleasant Street, Suite 100A
Milwaukee, Wisconsin 53212-3963
TDD #: (608) 264-8777
Fax #: (414) 220-5374
<http://www.commerce.state.wi.us>
<http://www.wisconsin.gov>
Jim Doyle, Governor
Cory L. Nettles, Secretary

February 7, 2003

Mr. Frank Walsh
P. W. Walsh & Co.
4151 German Village Rd.
West Bend, WI 53095

RE: **Final Closure**

Commerce # 53051-5957-74 B WDNR BRRTS # 03-68-354456
P. W. Walsh & Co., N59W14374 Bobolink Ave., Menomonee Falls

Dear Mr. Walsh:

The Wisconsin Department of Commerce (Commerce) has received all items required for closure. This site is now listed as "closed" on the Commerce database and will be included on the Wisconsin Department of Natural Resources (WDNR) Geographic Information System (GIS) Registry of Closed Remediation Sites to address residual contamination.

It is in your best interest to keep all documentation related to the environmental activities at your site. If residual contamination is encountered in the future, appropriate measures must be implemented to assure that it is managed following all applicable regulations. If future site conditions indicate that any remaining contamination poses a threat, and subsequent information indicates a need to reopen this case, any original claim under the PECFA fund would also reopen and you may apply for assistance to the extent of remaining eligibility.

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address or by telephone at (414) 220-5375.

Sincerely,

A handwritten signature in black ink, appearing to read 'Greg Michael', written over a horizontal line.

Greg Michael
Hydrogeologist
Site Review Section

cc: Dakota Intertek, Corp.
Case File



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<http://www.commerce.state.wi.us>
<http://www.wisconsin.gov>
Scott McCallum, Governor
Philip Edw. Albert, Secretary

December 16, 2002

Mr. Frank Walsh
P. W. Walsh & Company
4151 German Village Rd.
West Bend, WI 53095

RE: **Conditional Case Closure**

Commerce # 53051-5957-74B WDNR BRRTS # 03-68-354456
P. W. Walsh & Company, N59 W14374 Bobolink Ave., Menomonee Falls

Dear Mr. Walsh:

The Wisconsin Department of Commerce (Commerce) has reviewed the request for case closure prepared by your consultant, Dakota Environmental. It is understood that residual soil and groundwater contamination remains on-site. Commerce has determined that this site does not pose a significant threat to the environment and human health. No further investigation or remedial action is necessary.

The following condition must be satisfied to obtain final closure:

- All monitoring wells must be properly abandoned and then forward the appropriate documentation to the letterhead address.

This letter serves as your written notice of "no further action". Timely filing of your final PECFA claim (if applicable) is encouraged. If your claim is not received within 120 days of the date of this letter, interest costs incurred after 60 days of the date of this letter will not be eligible for PECFA reimbursement.

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address or by telephone at (414) 220-5375.

Sincerely,

A handwritten signature in black ink, appearing to read 'Greg Michael', is written over a horizontal line.

Greg Michael
Hydrogeologist
Site Review Section

cc: Dakota Environmental
Case File

EXHIBIT "A"

2134867

STATE BAR OF WISCONSIN FORM 11 — 1982
LAND CONTRACT
 Individual and Corporate
 (TO BE USED FOR ALL TRANSACTIONS WHERE OVER
 \$25,000 IS FINANCED AND IN OTHER NON-CONSUMER
 ACT TRANSACTIONS)

DOCUMENT NO.

Contract, by and between P.W. WALSH & COMPANY

whether one or more) and RONALD JACKLIN, JR., MICHAEL
JACKLIN and RANDY JACKLIN ("Vendor".

____ ("Purchaser", whether one or more).
 Vendor sells and agrees to convey to Purchaser, upon the prompt and full performance of this contract by Purchaser, the following property, together with the rents, profits, fixtures and other appurtenant interests (all called the "Property"), in
Waukesha County, State of Wisconsin:

55 JUN 20 AM 8:56
 REEL 2256 IMAGE 0179

2134867

THIS SPACE RESERVED FOR RECORDING DATA

NAME AND RETURN ADDRESS

Attorney Mary Kutschenreuter
 1268 East Sumner Street
 P.O. Box 164
 Hartford, Wisconsin 53027

MNFV 0101 020

MNFV 0101 021

(Parcel Identification Number)

Lots 9 and 10, in Block 2, in Bowling Green Industrial Park, being a Subdivision of part of the South 1/2 of the Northeast 1/4 and the North 1/2 of the Southeast 1/4 of Section 26, Township 8 North, Range 20 East, in the Village of Menomonee Falls, Waukesha County, Wisconsin.

TRANSFER
 \$ 690.00
 FEE

This is not homestead property.
~~(is not)~~

Purchaser agrees to purchase the Property and to pay to Vendor at Hartford, Wisconsin the sum of \$ 230,000.00 in the following manner: ~~XXXX~~ together with interest from date hereof on the balance outstanding from time to time at the rate of 7% percent per annum until paid in full, as follows:
 Commencing on June 1, 1996, and on the first day of the 143 succeeding months, the sum of \$2,365.30 principal and interest shall be paid.

Provided, however, the entire outstanding balance shall be paid in full on or before the 1st day of May, 2008 ~~XXXX~~ (the maturity date).

Following any default in payment, interest shall accrue at the rate of 12 % per annum on the entire amount in default (which shall include, without limitation, delinquent interest and, upon acceleration or maturity, the entire principal balance).

Purchaser, unless excused by Vendor, agrees to pay monthly to Vendor amounts sufficient to pay reasonably anticipated annual taxes, special assessments, fire and required insurance premiums when due. To the extent received by Vendor, Vendor agrees to apply payments to these obligations when due. Such amounts received by the Vendor for payment of taxes, assessments and insurance will be deposited into an escrow fund or trustee account, but shall not bear interest unless otherwise required by law.

Payments shall be applied first to interest on the unpaid balance at the rate specified and then to principal. ~~XXXXXXXXXXXXXXXXXXXX~~ there may be no prepayment of principal without permission of Vendor.*

In the event of any prepayment, this contract shall not be treated as in default with respect to payment so long as the unpaid balance of principal, and interest (and in such case accruing interest from month to month shall be treated as unpaid principal) is less than the amount that said indebtedness would have been had the monthly payments been made as first specified above; provided that monthly payments shall be continued in the event of credit of any proceeds of insurance or condemnation, the condemned premises being thereafter excluded herefrom.

Purchaser states that Purchaser is satisfied with the title as shown by the title evidence submitted to Purchaser for examination except:

None

Purchaser agrees to pay the cost of future title evidence. If title evidence is in the form of an abstract, it shall be retained by Vendor until the full purchase price is paid.

Purchaser shall be entitled to take possession of the Property on May 1, 19 96.

*Cross Out One

Purchaser promises to pay when due all taxes and assessments levied on the Property or upon Vendor's interest in it and to deliver to Vendor on demand receipts showing such payment.

Purchaser shall keep the improvements on the Property insured against loss or damage occasioned by fire, extended coverage perils and such other hazards as Vendor may require, without co-insurance, through insurers approved by Vendor, in the sum of \$ 230,000.00 but Vendor shall not require coverage in an amount more than the balance owed under this Contract. Purchaser shall pay the insurance premiums when due. The policies shall contain the standard clause in favor of the Vendor's interest and, unless Vendor otherwise agrees in writing, the original of all policies covering the Property shall be deposited with Vendor. Purchaser shall promptly give notice of loss to insurance companies and Vendor. Unless Purchaser and Vendor otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, provided the Vendor deems the restoration or repair to be economically feasible.

Purchaser covenants not to commit waste nor allow waste to be committed on the Property, to keep the Property in good tenantable condition and repair, to keep the Property free from liens superior to the lien of this Contract, and to comply with all laws, ordinances and regulations affecting the Property.

Vendor agrees that in case the purchase price with interest and other moneys shall be fully paid and all conditions shall be fully performed at the times and in the manner above specified, Vendor will on demand, execute and deliver to the Purchaser, a Warranty Deed, in fee simple, of the Property, free and clear of all liens and encumbrances, except any liens or encumbrances created by the act or default of Purchaser, and except: Municipal and zoning ordinances, recorded easements for public utilities serving the property, recorded building and use restrictions and covenants, and general taxes levied and assessed since the date hereof.

Purchaser agrees that time is of the essence and (a) in the event of a default in the payment of any principal or interest which continues for a period of 30 days following the specified due date or (b) in the event of a default in performance of any other obligation of Purchaser which continues for a period of 30 days following written notice thereof by Vendor (delivered personally or mailed by certified mail), then the entire outstanding balance under this contract shall become immediately due and payable in full, at Vendor's option and without notice (which Purchaser hereby waives), and Vendor shall also have the following rights and remedies (subject to any limitations provided by law) in addition to those provided by law or in equity: (i) Vendor may, at his option, terminate this Contract and Purchaser's rights, title and interest in the Property and recover the Property back through strict foreclosure with any equity of redemption to be conditioned upon Purchaser's full payment of the entire outstanding balance, with interest thereon from the date of default at the rate in effect on such date and other amounts due hereunder (in which event all amounts previously paid by Purchaser shall be forfeited as liquidated damages for failure to fulfill this Contract and as rental for the Property if Purchaser fails to redeem); or (ii) Vendor may sue for specific performance of this Contract to compel immediate and full payment of the entire outstanding balance, with interest thereon at the rate in effect on the date of default and other amounts due hereunder, in which event the Property shall be auctioned at judicial sale and Purchaser shall be liable for any deficiency; or (iii) Vendor may sue at law for the entire unpaid purchase price or any portion thereof; or (iv) Vendor may declare this Contract at an end and remove this Contract as a cloud on title in a quiet-title action if the equitable interest of Purchaser is insignificant; and (v) Vendor may have Purchaser ejected from possession of the Property and have a receiver appointed to collect any rents, issues or profits during the pendency of any action under (i), (ii) or (iv) above. Notwithstanding any oral or written statements or actions of Vendor, an election of any of the foregoing remedies shall only be binding upon Vendor if and when pursued in litigation and all costs and expenses including reasonable attorneys fees of Vendor incurred to enforce any remedy hereunder (whether abated or not) to the extent not prohibited by law and expenses of title evidence shall be added to principal and paid by Purchaser, as incurred, and shall be included in any judgment.

Upon the commencement or during the pendency of any action of foreclosure of this Contract, Purchaser consents to the appointment of a receiver of the Property, including homestead interest, to collect the rents, issues, and profits of the Property during the pendency of such action, and such rents, issues, and profits when so collected shall be held and applied as the court shall direct.

Purchaser shall not transfer, sell or convey any legal or equitable interest in the Property (by assignment of any of Purchaser's rights under this Contract or by option, long-term lease or in any other way) without the prior written consent of Vendor unless either the outstanding balance payable under this Contract is first paid in full or the interest conveyed is a pledge or assignment of Purchaser's interest under this Contract solely as security for an indebtedness of Purchaser. In the event of any such transfer, sale or conveyance without Vendor's written consent, the entire outstanding balance payable under this Contract shall become immediately due and payable in full, at Vendor's option without notice.

Vendor shall make all payments when due under any mortgage outstanding against the Property on the date of this Contract (except for any mortgage granted by Purchaser) or under any note secured thereby, provided Purchaser makes timely payment of the amounts then due under this Contract. Purchaser may make any such payments directly to the Mortgagee if Vendor fails to do so and all payments so made by Purchaser shall be considered payments made on this Contract.

Vendor may waive any default without waiving any other subsequent or prior default of Purchaser.

All terms of this Contract shall be binding upon and inure to the benefits of the heirs, legal representatives, successors and assigns of Vendor and Purchaser. (If not an owner of the Property the spouse of Vendor for a valuable consideration joins herein to release homestead rights in the subject Property and agrees to join in the execution of the deed to be made in fulfillment hereof.)

Dated this 1st day of May, 1996

[Signature] (SEAL)
 • Ronald Jacklin, Jr. (SEAL)
[Signature] (SEAL)
 • Michael Jacklin

P.W. Walsh & Company (SEAL)
 • By: Eva Walsh, Sole Shareholder and an Officer
[Signature] (SEAL)
 • Randy Jacklin

AUTHENTICATION

Signature(s) _____
 authenticated this _____ day of _____, 19 _____

TITLE: MEMBER STATE BAR OF WISCONSIN
 (If not authorized by §706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Douglas A. Ramstack
 State Bar #1015987

(Signatures may be authenticated or acknowledged. Both are not necessary.)

ACKNOWLEDGMENT

STATE OF WISCONSIN } ss.
 Milwaukee County, }
 Personally came before me this 1st day of May, 1996 the above named P.W. Walsh & Company by Eva Walsh, Ronald Jacklin, Jr., Michael Jacklin and Randy Jacklin

to me known to be the person(s) who executed the foregoing instrument and acknowledge the same.

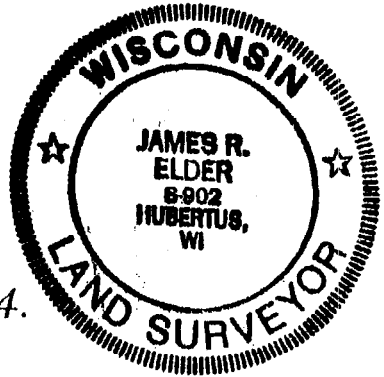
• Douglas A. Ramstack
 Notary Public Milwaukee County, Wis.
 My commission is permanent. XXXXXXXXXXXXXXXXXXXXXXXX
 XXX

JAMES R. ELDER

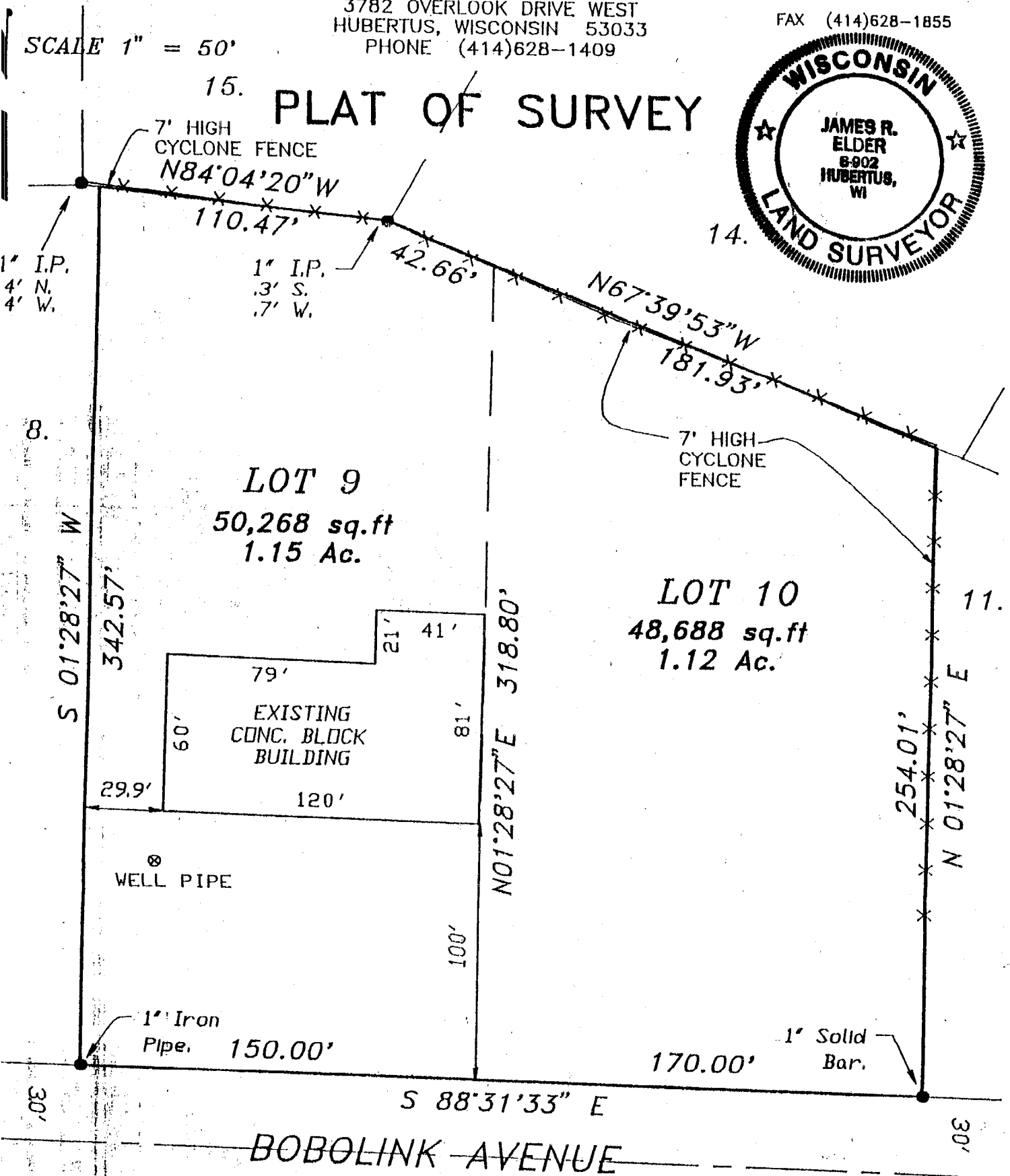
PROFESSIONAL ENGINEER — REGISTERED LAND SURVEYOR

3782 OVERLOOK DRIVE WEST
HUBERTUS, WISCONSIN 53033
PHONE (414)628-1409

FAX (414)628-1855



PLAT OF SURVEY



LEGAL DESCRIPTION:

All of Lot 9 & Lot 10, Block 2, in BOWLING GREEN INDUSTRIAL PARK, a subdivision of a part of the S 1/2 of the NE 1/4 and the N 1/2 of the SE 1/4 of Section 26, T8N, R20E, Village of Menomonee Falls, Waukesha, County, Wisconsin.

"I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY, AND THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION AND DIMENSIONS OF ALL STRUCTURES THEREON, FENCES, APPARENT EASEMENTS, ROADWAYS AND VISIBLE ENCROACHMENTS. THIS SURVEY IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNERS OF THE PROPERTY; ALSO THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO, WITHIN ONE YEAR FROM DATE HEREOF."

DATED THIS 29th DAY OF April, 1996.

SURVEY FOR: Mike Jacklin & PW WALSH & CO.
PROPERTY: N59 W14374 BOBOLINK AVE.
MENOMONEE FALLS, WI 53051 781-3340

James R. Elder

THIS IS AN ORIGINAL
PRINT ONLY IF SEAL IS
IMPRINTED IN RED



**DAKOTA
INTERTEK
CORP.**

d/b/a Dakota
Environmental

*Environmental
Technology*



*Environmental
Contracting*

October 2, 2002

Mr. Greg Michael
Environmental & Regulatory Services Division
Bureau of PECFA
101 West Pleasant Street, Suite 100A
Milwaukee, Wisconsin 53212-3963

RE: Site: P.W. Walsh Property
BRRTS # 02-68-111349
GIS Registry Packet

Dear Mr. Michael:

Enclosed, please find associated documentation for the soil GIS registry packet for the above referenced property. A \$200.00 check has been sent to the Wisconsin Department of Natural Resources to cover the GIS registry fee.

Note that the parcel identification numbers are: MNFV 0101 020 and MNFV 0101 021 and the geographical position coordinated (in WTM91 projection) are: 675392, 296559

Sincerely,

Don Callen
Dakota Intertek Corp.

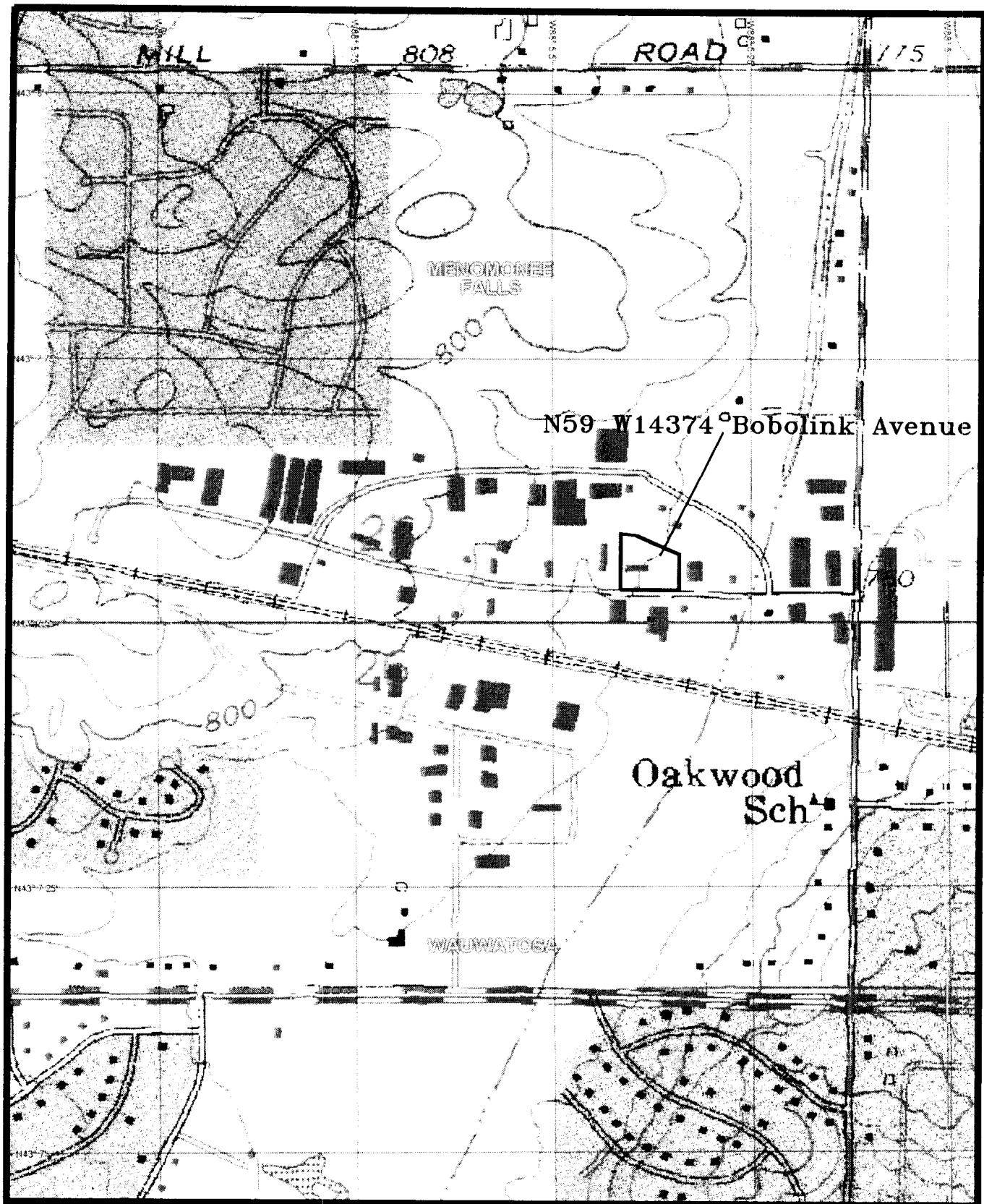
16600 W. National Ave.
New Berlin, WI 53151

262-784-8844

FAX: 262-784-8833

Internet
www.DakotaIntertekCorp.com

E-mail
Contact@DakotaIntertekCorp.com



Based on: USGS Menomonee Falls, WI
 Quadrangle, 7.5 Minute Series
 (Not to original scale)

Site Location Map

P.W. Walsh & Company
 N59 W14374 Bobolink Avenue
 Menomonee Falls, WI 53051

ENVIRONMENTAL INNOVATIONS, INC.

14000 Leetsbir Road, Sturtevant, WI. Phone: (262) 886-4800 Fax: (262) 886-4442

Figure 1

Commercial/Industrial
Property

Commercial/Industrial Property

Grass

Grass

P.W. WALSH & CO

Grass

Asphalt

Asphalt

Commercial/Industrial Property

Bobolink Avenue

Commercial/Industrial
Property

P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

SITE LAYOUT MAP

Figure 2

Date Drawn: 8/98

Revised: 12/01

File: Walsh Scaled Site Plan.dwg

Project: P.W. Walsh Drawn by:

DAKOTA INTERTEK CORP
16600 W. NATIONAL AVE.
NEW BERLIN, WI 53151



LEGEND:



MONITORING WELL
NUMBER AND LOCATION

GEOPROBE PENETRATION
NUMBER AND LOCATION



PROPERTY LINE

UNDERGROUND GAS LINE

UNDERGROUND WATER LINE

UNDERGROUND SANITARY
SEWER LINE

EXCAVATION LOCATION

Table 2
Groundwater Quality Test Results
P.W. Walsh Property
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

| MW-1 | | | | | | | | | | | | |
|-------------|--------------|--------------|--------------|---------------|---------|--------------|--------------|--------|-------|--------------------|-------------------|------------------|
| Sample Date | Benzene | Ethylbenzene | Toluene | Xylenes | MTBE | TMB | Naphthalene | Lead | DRO | 1,2-Dichloroethane | Isopropyl benzene | n-Propyl benzene |
| 11/9/01 | <0.5 | <0.5 | <0.5 | <0.5 | 1.93 | <1.0 | NA | <0.005 | NA | NA | NA | NA |
| 9/28/00 | <0.39 | <0.4 | <0.37 | <1.4 | 1.5 "J" | <0.63 | NA | NA | NA | NA | NA | NA |
| 1/10/00 | <0.5 | <0.6 | <0.6 | <1.7 | <0.92 | <1.7 | <2.8 | NA | NA | NA | NA | NA |
| 12/31/98 | 3.8 | 1.6 | 8.8 | 8.4 | 1.9 | 3.8 | NA | NA | NA | NA | NA | NA |
| 4/16/98 | <0.32 | <0.34 | <0.35 | <0.66 | <0.31 | 0.59 "J" | <0.88 | NA | <100 | <0.29 | <0.34 | <0.30 |
| MW-2 | | | | | | | | | | | | |
| 11/9/01 | 1,010 | 337 | 11.7 | 130 | 11 | 38 | NA | <0.005 | NA | NA | NA | NA |
| 9/28/00 | 1,200 | 460 | 33 | 850 | <9.4 | 152 | NA | NA | NA | NA | NA | NA |
| 1/10/00 | 1,970 | 591 | 63 | 1640 | <0.92 | 605 | 276 | NA | NA | NA | NA | NA |
| 12/31/98 | 2,000 | 640 | 77 | 1900 | <6.2 | 940 | NA | NA | NA | NA | NA | NA |
| 4/16/98 | 2,100 | 250 | 72 | 640 | <6.2 | 111 | <18 | NA | 360 | 0.43 "J" | <6.8 | 17 "J" |
| MW-3 | | | | | | | | | | | | |
| 11/9/01 | NS | NS | NS | NS | NS | NS | NS | NS | NA | NA | NA | NA |
| 9/28/00 | <0.39 | <0.4 | <0.37 | <1.4 | <0.47 | <0.63 | NA | NA | NA | NA | NA | NA |
| 1/10/00 | <0.5 | <0.6 | <0.6 | <1.7 | <0.92 | <1.7 | <2.8 | NA | NA | NA | NA | NA |
| 12/31/98 | <0.32 | <0.34 | <0.35 | <1 | <0.31 | <0.64 | NA | NA | NA | NA | NA | NA |
| 4/16/98 | <0.32 | <0.34 | <0.35 | <0.66 | <0.31 | <0.64 | <0.88 | NA | <100 | <0.29 | <0.34 | <0.30 |
| GP-1 | | | | | | | | | | | | |
| 11/14/97 | 1,120 | 1,410 | 3,170 | 14,120 | <9 | 4,091 | 932 | NA | 20500 | <15 | 67 | 202 |
| GP-2 | | | | | | | | | | | | |
| 11/14/97 | 14 | 102 | 22 | 173 | <1.8 | 130 | 37 | NA | 1410 | <2.9 | 10 | 28 |
| GP-3 | | | | | | | | | | | | |
| 11/14/97 | 1,320 | 2,130 | 4,290 | 13,560 | <MDL | 5,720 | 1,790 | NA | 18600 | <29 | 118 | 406 |
| GP-5 | | | | | | | | | | | | |
| 12/31/98 | <0.32 | <0.34 | <0.35 | <1 | <0.31 | <0.64 | NA | NA | NA | NA | NA | NA |
| 11/6/97 | <0.3 | <0.4 | 0.8 | <0.9 | 2.6 | <0.5 | <0.4 | NA | NA | <0.3 | <0.4 | <0.3 |
| GP-6 | | | | | | | | | | | | |
| 12/31/98 | <0.32 | <0.34 | <0.35 | <1 | <0.31 | <0.64 | NA | NA | NA | NA | NA | NA |
| 11/6/97 | <0.3 | <0.4 | <0.5 | <0.9 | <0.2 | <0.5 | <0.4 | NA | NA | <0.3 | <0.4 | <0.3 |
| | (ppb) | (ppb) | (ppb) | (ppb) | (ppb) | (ppb) | (ppm) | (ppm) | (ppb) | (ppb) | (ppb) | (ppb) |
| NR 140 ES | 5 | 700 | 1,000 | 10,000 | 60 | 480 | 40 | 15 | | 5 | | |
| NR 140 PAL | 0.5 | 140 | 200 | 1,000 | 12 | 96 | 8 | 1.5 | | 0.5 | | |

Notes: 1) TMB = Sum of 1,2,4 and 1,3,5 trimethybenzene
2) NS = Not Sampled
3) NA = Not Analyzed

Table 1
Soil Analytical Summary
P.W. Walsh Property
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

| Sample Location | Date | Depth (ft bgs) | Benzene (ug/kg) | Ethylbenzene (ug/kg) | Toluene (ug/kg) | Xylenes (ug/kg) | MTBE (ug/kg) | TMB (ug/kg) | DRO (mg/kg) | GRO (mg/kg) | Lead (mg/kg) |
|---|-----------|-------------------|--------------------|-------------------------|--------------------|--------------------|-----------------|----------------|----------------|----------------|-----------------|
| GP-1 | 11/3/1997 | 7-10 | 1,430 | 2,230 | 2,100 | 19,630 | 2,120 | 18,070 | 1,730 | 221 | 43 |
| GP-1 | 11/3/1997 | 12-14 | <19 | 110 | 52 | 1,524 | <14 | 1,510 | 18 | 25 | 11 |
| GP-2 | 11/3/1997 | 8-10 | <18 | <17 | <20 | <38 | <14 | <30 | 7 | 1.4 | <2.8 |
| GP-3 | 11/3/1997 | 2-4 | 3,230 | 33,800 | 53,000 | 213,200 | 822 | 146,500 | 482 | 1,590 | 12 |
| GP-3 | 11/3/1997 | 7-9 | 1,280 | 2,980 | 480 | 4,740 | 53 | 1,362 | 18 | 39 | <3.2 |
| GP-4 | 11/3/1997 | 4.5-6.5 | 2,090 | 2,280 | <21 | 5,320 | <14 | 127 | NA | 16 | 41 |
| GP-4 | 11/3/1997 | 12-14 | <18 | <18 | <20 | <38 | <14 | <30 | NA | 3.2 | 16 |
| GP-5 | 11/3/1997 | 12-14 | <18 | <18 | <20 | <38 | <14 | <30 | NA | 1.8 | 11 |
| GP-6 | 11/3/1997 | 12-14 | <19 | <18 | <20 | <39 | <14 | <31 | NA | 1.7 | 17 |
| GP-6 | 11/3/1997 | 14-16 | <19 | <18 | <20 | <39 | <14 | <31 | NA | 1 | 14 |
| MW-1 | 4/8/1998 | 3.5-5 | <25 | <25 | <25 | <50 | <25 | <25 | <10 | <10 | NA |
| MW-1 | 4/8/1998 | 6.5-7.5 | <25 | <25 | <25 | <50 | <25 | <25 | <10 | <10 | NA |
| MW-2 | 4/8/1998 | 2.5-4.5 | 1,000 | 3,100 | 290 | 16,000 | <25 | 18,500 | <10 | 160 | NA |
| MW-2 | 4/8/1998 | 6.5-8.5 | 1,900 | 1,500 | 150 | 2,600 | <25 | 420 | <10 | 17 | NA |
| MW-3 | 4/8/1998 | 3.5-5 | <25 | <25 | <25 | <50 | <25 | <25 | <10 | <10 | NA |
| MW-3 | 4/8/1998 | 6.5-7.5 | <25 | <25 | <25 | <50 | <25 | <25 | <10 | <10 | NA |
| NR 720.09 RCLs | | | 5.5 | 2900 | 1500 | 4100 | NE | NE | 250 | 250 | 50 |
| NR 746.06 Table 1 (Soil Screening Levels) | | | 8500 | 4600 | 38000 | 42000 | | 94000 | | | |
| NR 746.06 Table 2 (direct contact standard) | | | 1,100 | | | | | | | | |

Note:

- 1) ft bgs = feet below ground surface
- 2) GRO = gasoline range organics
- 3) DRO = diesel range organics
- 4) NA = not analyzed

Grass

Grass

P.W. WALSH & CO

Asphalt

Grass

UNDERGROUND GAS LINE

Asphalt

MW1
< MDL

1,010
1,000
500
100
1

MW3
NS

LEGEND:

MW 1
MONITORING WELL
NUMBER AND LOCATION

GEOPROBE PENETRATION
NUMBER AND LOCATION

EXCAVATION LOCATION

—500— GW BENZENE CONCENTRATION (ug/l)

PROPERTY LINE

P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

11/9/01 Benzene Impact to GW Map

Figure 5E

Date Drawn: 8/98

Revised: 12/01

File: Walsh Scaled Site Plan.dwg

Project: P.W. Walsh Drawn by: y

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Table 3
Groundwater Elevations
P.W. Walsh Property
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

| MW-1 | | |
|-----------------------------|--------------|------------------------|
| Surface Elevation: | | 778.62 |
| Top of Casing Elevation: | | 777.90 |
| Top of Screen Elevation: | | 773.90 |
| Bottom of Screen Elevation: | | 763.90 |
| Measurement Date | DTW (Casing) | Groundwater Elevations |
| 6/9/1998 | 2.35 | 775.55 |
| 12/31/1998 | 0.72 | 777.18 |
| 1/10/2000 | 2.39 | 775.51 |
| 11/9/2001 | 2.28 | 775.62 |

| MW-2 | | |
|-----------------------------|--------------|------------------------|
| Surface Elevation: | | 778.71 |
| Top of Casing Elevation: | | 778.15 |
| Top of Screen Elevation: | | 774.15 |
| Bottom of Screen Elevation: | | 764.15 |
| Measurement Date | DTW (Casing) | Groundwater Elevations |
| 6/9/1998 | 2.00 | 776.15 |
| 12/31/1998 | 0.71 | 777.44 |
| 1/10/2000 | 2.27 | 775.88 |
| 11/9/2001 | 2.73 | 775.42 |

| MW-3 | | |
|-----------------------------|--------------|------------------------|
| Surface Elevation: | | 778.54 |
| Top of Casing Elevation: | | 777.63 |
| Top of Screen Elevation: | | 773.63 |
| Bottom of Screen Elevation: | | 763.63 |
| Measurement Date | DTW (Casing) | Groundwater Elevations |
| 6/9/1998 | 1.95 | 775.68 |
| 12/31/1998 | 0.21 | 777.42 |
| 1/10/2000 | 1.48 | 776.15 |
| 11/9/2001 | UTL | UTL |

- Note:
- 1) Measurements are in feet (780 ft msl)
 - 2) DTW = depth to water (from top of casing)
 - 3) UTL = unable to locate

Grass

Grass

P.W. WALSH & CO

Asphalt

Grass

UNDERGROUND GAS LINE

Asphalt

MW2

MW3

MW1

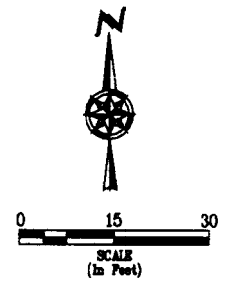
LEGEND:

MW1
MONITORING WELL
NUMBER AND LOCATION

GEOPROBE PENETRATION
NUMBER AND LOCATION

EXCAVATION LOCATION

PROPERTY LINE



P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

12/31/98 Groundwater Flow Map

Figure 7B

Date Drawn: 8/98

Revised: 12/01

File: Walsh Scaled Site Plan.dwg

Project: P.W. Walsh Drawn by

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16600 W. NATIONAL AVE.
NEW BERLIN, WI 53151



Grass

Grass

P.W. WALSH & CO

Asphalt

Grass

UNDERGROUND GAS LINE

Asphalt

MW2

MW3

MW1

LEGEND:

MW 1
MONITORING WELL
NUMBER AND LOCATION

GEOPROBE PENETRATION
NUMBER AND LOCATION

EXCAVATION LOCATION

PROPERTY LINE

P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

1/10/00 Groundwater Flow Map

Figure 7C

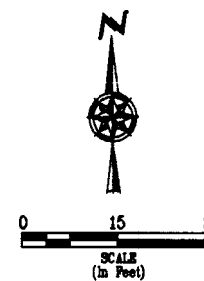
Date Drawn: 8/98

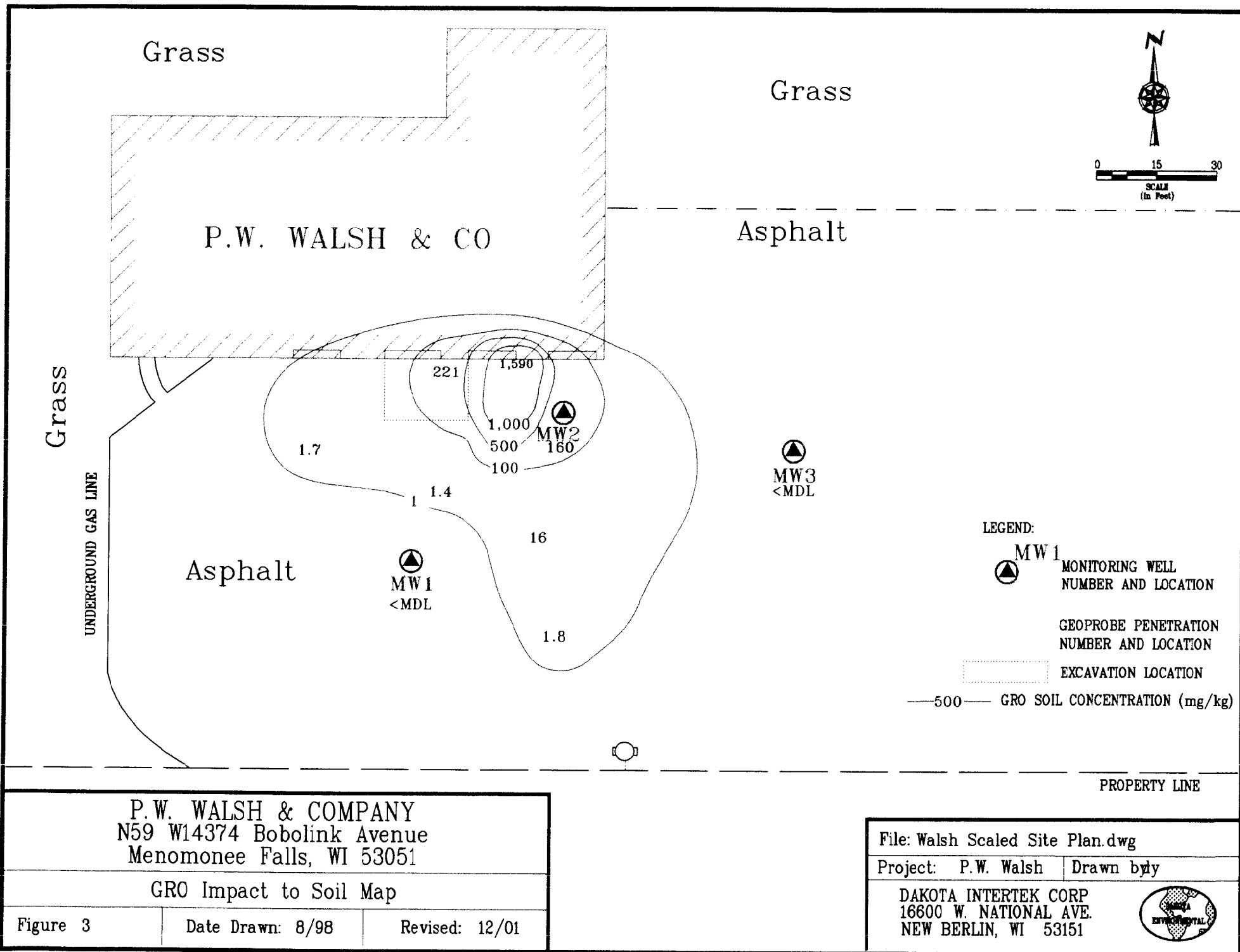
Revised: 12/01

File: Walsh Scaled Site Plan.dwg

Project: P.W. Walsh Drawn by:

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NEW BERLIN, WI 53151





P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

GRO Impact to Soil Map

Figure 3

Date Drawn: 8/98

Revised: 12/01

File: Walsh Scaled Site Plan.dwg

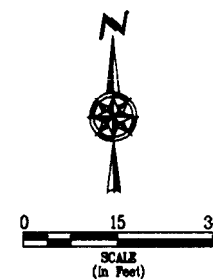
Project: P.W. Walsh Drawn by:

DAKOTA INTERTEK CORP
16600 W. NATIONAL AVE.
NEW BERLIN, WI 53151



Grass

Grass



P.W. WALSH & CO

Asphalt

Grass

UNDERGROUND GAS LINE

Asphalt

MW2

MW3

MW1

LEGEND:

MW 1
MONITORING WELL
NUMBER AND LOCATION

GEOPROBE PENETRATION
NUMBER AND LOCATION

EXCAVATION LOCATION

BENZENE SOIL CONCENTRATION
(ug/kg)

PROPERTY LINE

P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

Benzene Impact to Soil Map

Figure 4

Date Drawn: 8/98

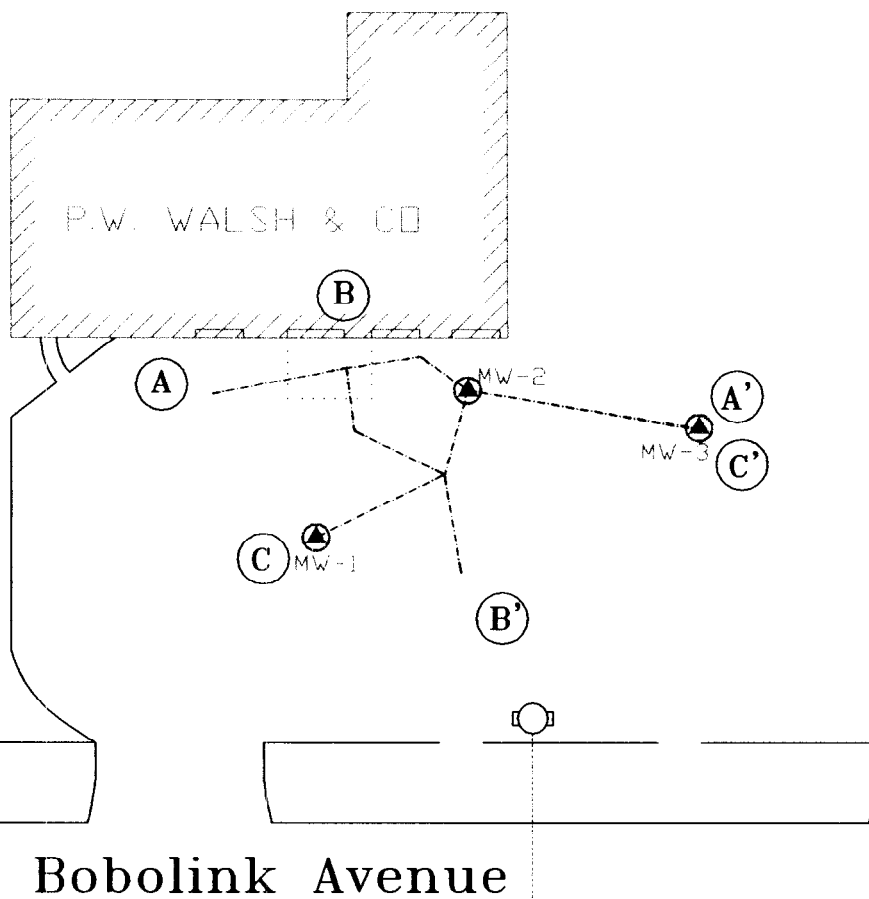
Revised: 12/01

File: Walsh Scaled Site Plan.dwg

Project: P.W. Walsh Drawn by: j

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Legend



Former Tank Cavity



Well Location

GeoProbe Location

0 15 30 60

SCALE
(in Feet)



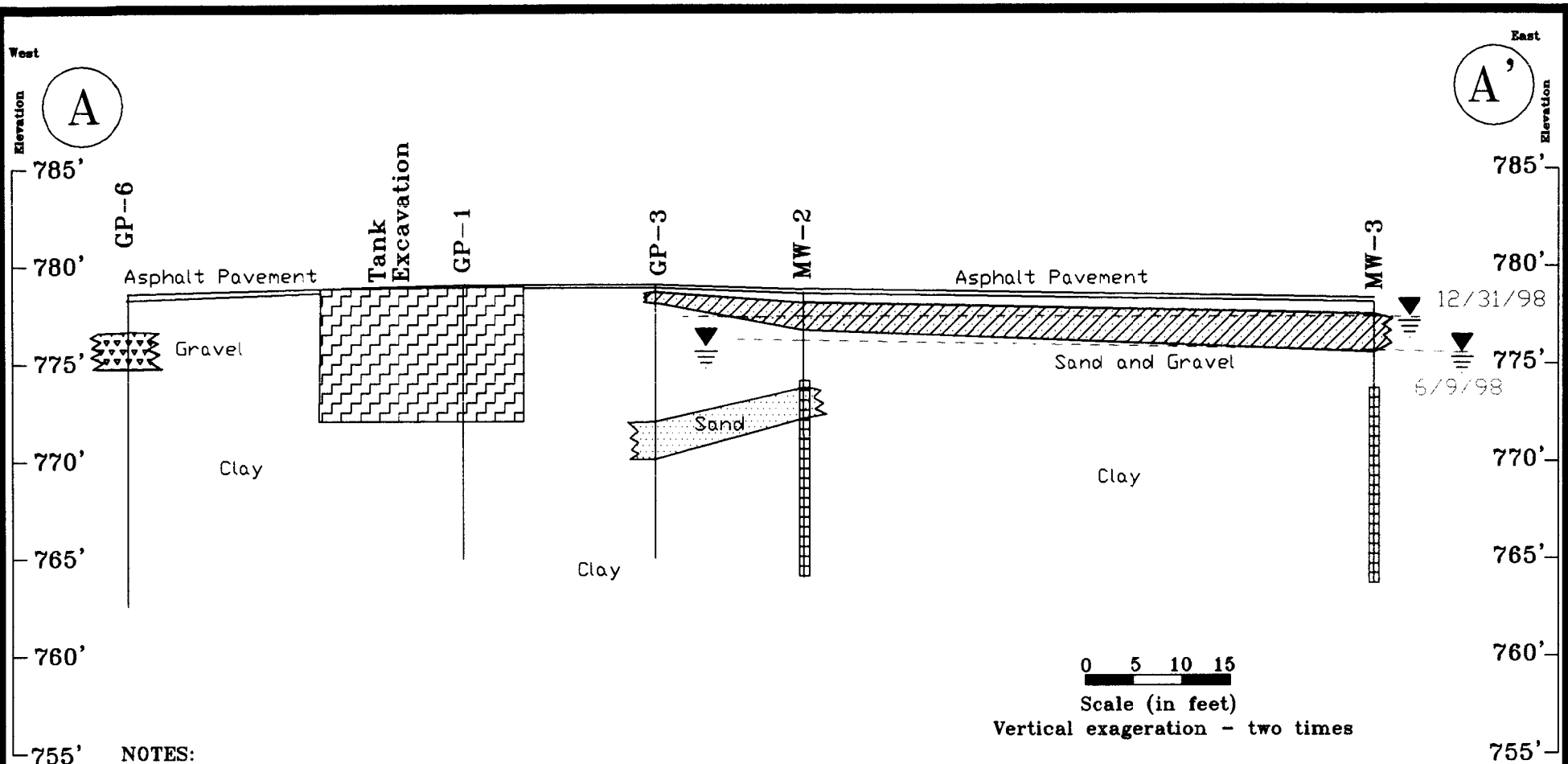
DAKOTA INTERTEK CORP
16600 W. NATIONAL AVE.
NEW BERLIN, WI 53151



Geologic Cross Section Location Map

P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

Figure 6



NOTES:

1. The stratum lines are based on interpolation between borings and may not represent actual subsurface conditions.
2. Refer to Figure 6 for cross section location.
3. For the purpose of illustrating subsoil conditions on the cross section, some of the boring logs have been simplified. For a detailed description of subsurface conditions at individual borings, refer to soil boring logs.
4. For complete monitoring well installation details, refer to monitoring well construction forms.
5. Cross sections have been exaggerated 2 times.
6. Water table elevations, identified by ▼, were measured by Dakota Intertek on 6/9/98, 12/31/98 and 1/10/00.

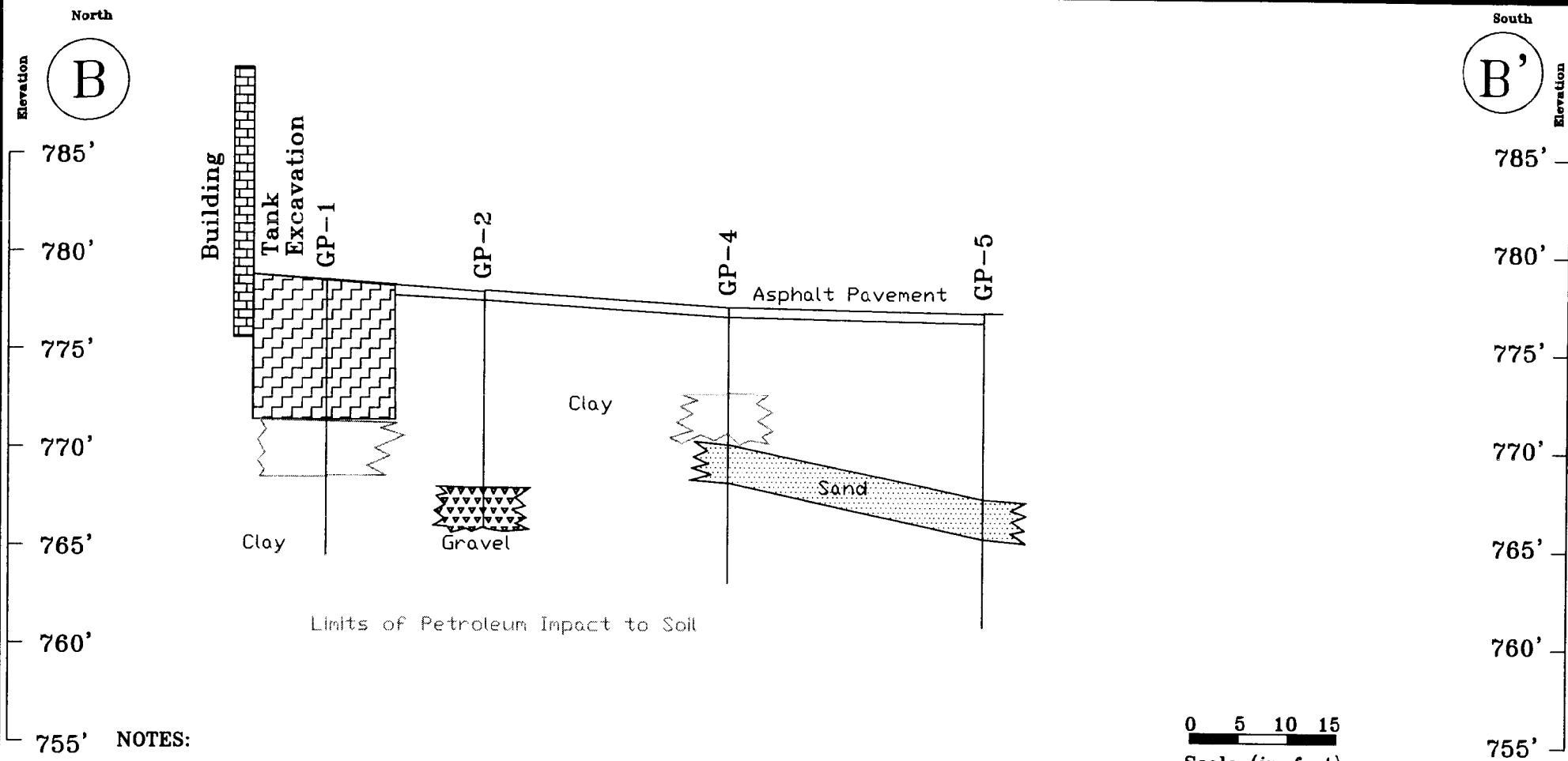
DAKOTA INTERTEK CORP
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NEW BERLIN, WI 53151




Geologic Cross Section A-A'

P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

Figure 6A



NOTES:

1. The stratum lines are based on interpolation between borings and may not represent actual subsurface conditions.
2. Refer to Figure 6 for cross section location.
3. For the purpose of illustrating subsoil conditions on the cross section, some of the boring logs have been simplified. For a detailed description of subsurface conditions at individual borings, refer to soil boring logs.
4. For complete monitoring well installation details, refer to monitoring well construction forms.
5. Cross sections have been exaggerated 2 times.
6. Water table elevations, identified by , were measured by Dakota Intertek on 6/9/98, 12/31/98 and 1/10/00.

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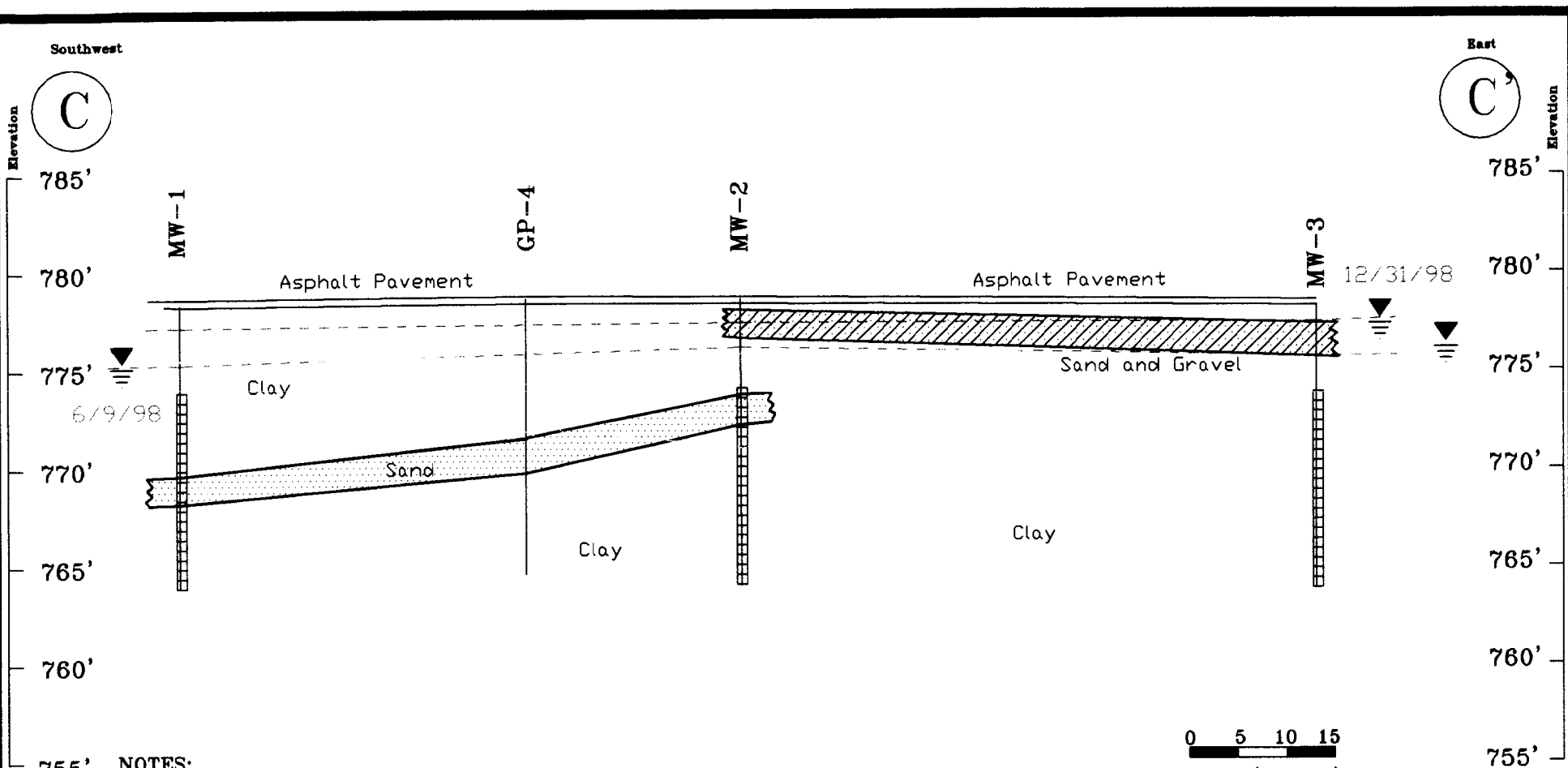


MGS 5/02


Geologic Cross Section B-B'

P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

Figure 6B



755' NOTES:

1. The stratum lines are based on interpolation between borings and may not represent actual subsurface conditions.
2. Refer to Figure 6 for cross section location.
3. For the purpose of illustrating subsoil conditions on the cross section, some of the boring logs have been simplified. For a detailed description of subsurface conditions at individual borings, refer to soil boring logs.
4. For complete monitoring well installation details, refer to monitoring well construction forms.
5. Cross sections have been exaggerated 2 times.
6. Water table elevations, identified by , were measured by Dakota Intertek on 6/9/98, 12/31/98 and 1/10/00.

0 5 10 15
Scale (in feet)
Vertical exaggeration - two times

Geologic Cross Section C-C'

P.W. WALSH & COMPANY
N59 W14374 Bobolink Avenue
Menomonee Falls, WI 53051

DAKOTA INTERTEK CORP
16600 W. NATIONAL AVE.
NEW BERLIN, WI 53151



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Figure 6C

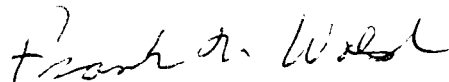
October 2, 2002

Dakota Intertek Corp.
16600 W National Ave.
New Berlin, WI 53151

Dear Mr. Don Callen,

I Frank Walsh, agree that my property at N59 W14374 Bobolink Avenue,
Menomonee Falls, WI 53051 is properly displayed on the map provided.

Sincerely,

A handwritten signature in cursive script that reads "Frank A. Walsh". The signature is written in dark ink and is positioned above the printed name.

Frank Walsh